



**US Army Corps
of Engineers**

Vicksburg District
4155 Clay Street
Vicksburg, MS 39183-3435
www.mvk.usace.army.mil



Public Notice

APPLICATION NO.:	ASJ-MVK-2005-480
EVALUATOR:	Ms. A. Susan Jarvis
PHONE NO.:	(601) 631-5164
FAX NO.:	(601) 631-5459
E-MAIL:	regulatory@mvk02.usace.army.mil
DATE:	October 26, 2005
EXPIRATION DATE:	November 15, 2005

Interested parties are hereby notified that the U.S. Army Corps of Engineers, Vicksburg District and the Mississippi Department of Environmental Quality are considering an application for a Department of the Army Permit and State Water Quality Certification for the work described herein. Comments should be forwarded to the Vicksburg District, Attention: CEMVK-OD-F and the Mississippi Department of Environmental Quality at Post Office Box 10385, Jackson, Mississippi 39289-0385, and must reach these offices by the cited expiration date.

Law Requiring a Permit: Section 404 of the Clean Water Act (33 U.S.C. 1344), which applies to discharges of dredged or fill material into waters of the United States.

Name of Applicant:
Mr. Gary B. Cress
Post Office Box 1260
Ridgeland, Mississippi 39158

Name of Agent:
Ms. Anna W. Schoonover
Solutions, Incorporated
Post Office Box 820127
Vicksburg, Mississippi 39182-0127

Location of Work: Section 15, T8N-R1E, latitude 32°32'28", longitude 90°11'10", within the Big Black River drainage basin, Madison County, Mississippi.

Description of Work: (See enclosed map and drawings.)

The following descriptions of the proposed project and associated impacts are based upon information provided by the applicant.

The applicant is applying for a Department of the Army permit for the discharge of dredged and/or fill material into wetlands and other waters of the United States in Madison County, Mississippi. The purpose of the project is the construction of a residential development.

The proposed project would involve the mechanical clearing and filling of wetlands for 275 residential lots and associated roadways, driveways, and concrete slabs. These lots would vary from 9,819 square feet to 33,000 square feet. A proposed clubhouse lot size would be approximately 50,140 square feet. A proposed lake would consist of 32.274 acres in an upland area. The normal pool of the lake would be 271.5 feet National Geodetic Vertical Datum (NGVD) and the levee top elevation would be 273.5 feet NGVD. The length of the levee would be 1,577 linear feet with 4:1 side slopes. The levee would have a top width of 8 feet and a bottom width of 92 feet. The levee would be constructed of approximately 22,000 cubic yards of earthen material.

The project site consists of approximately 150 acres, of which approximately 0.998 acre is jurisdictional wetlands and 1.3 acres of other waters of the United States. Two wetland areas are located in the central portion of the property. Vegetation in these locations was *Liquidambar styraciflua*, *Quercus nigra*, *Nyssa sylvatica*, *Acer rubrum*, *Salix nigra*, and *Juncus effusus*. Soils consist of Loring silt loam and McRaven silt loam. McRaven silt loams are hydric and somewhat poorly drained.

Other waters of the United States would include two intermittent streams, five ephemeral streams and one jurisdictional pond. Approximately 4,400 linear feet of two intermittent streams would be inundated by the construction of the proposed lake. These unnamed tributaries to Persimmon Creek border the western portion of the project site and eastern side of the proposed lake. Unnamed tributaries that are classified as ephemeral streams are located in the central portion of the property and are connected to the intermittent stream by a 0.4 acre jurisdictional pond. The ephemeral streams are approximately 2,260 feet in length and would be filled and piped.

Approximately 4,653 cubic yards of fill material would be excavated from the bed of the proposed lake and would be used to raise the elevation to natural ground level at the proposed project site. Approximately 120 cubic yards of fill material would be placed in the wetlands.

The placement of dredged and/or fill material in wetlands and other waters of the United States associated with the mechanized land clearing requires a Department of the Army Permit.

Upon reviewing this notice, you should write to this office to provide your opinion of the impacts this work will have on the natural and human environment, and address any mitigation you believe is necessary to offset these impacts. Other comments are welcome, but the above information will further our review of the applicant's plan as proposed. Comments of a general nature are not as helpful as those specific to the impacts of the subject project.

State Water Quality Permit: The State Pollution Control Agency must certify that the described work will comply with the State's water quality standards and effluent limitations before a Corps permit is issued.

Cultural Resources: An initial review indicates that the proposed project would not affect any of the sites in Madison County listed in the National Register of Historic Places. Copies of this notice have been sent to the State Historic Preservation Officer, Federally Recognized Tribes, the Corps archaeologists, and other interested parties for comment on potential effects to cultural resources that could result from this activity.

Endangered Species: Our initial finding is that the proposed work would not affect any endangered species or their critical habitat. This proposal is being coordinated with the U.S. Fish and Wildlife Service, and any comments regarding endangered species or their critical habitat will be addressed in our evaluation of the described work.

Flood Plain: In accordance with 44 CFR Part 60 (Flood Plain Management and Use), participating communities are required to review all proposed development to determine if a flood plain development permit is required. Flood plain administrators should review the proposed development described in this public notice and apprise this office of any flood plain development permit requirements.

Evaluation Factors: The decision whether or not to issue a permit will be based upon an evaluation of the probable impact of the proposed activity on the public interest.

That decision will reflect the national concern for both protection and utilization of important resources. The benefits which may be expected to accrue from the proposal must be balanced against its expected adverse effects. All factors which may be relevant to the proposal will be considered; among these are conservation, economics, aesthetics, general environmental concerns, historic values, fish and wildlife values, flood damage prevention, land use classification, navigation, recreation, water supply, water quality, energy needs, safety, food requirements and, in general, the needs and welfare of the people. Evaluation of the proposed activity will include application of the guidelines published by the Environmental Protection Agency under authority of Section 404(b) of the Clean Water Act.

Public Involvement: The purpose of this notice is to solicit comments from the public; Federal, State, and local agencies and officials; Indian Tribes; and other interested parties. These comments will be used to evaluate the impacts of this project.

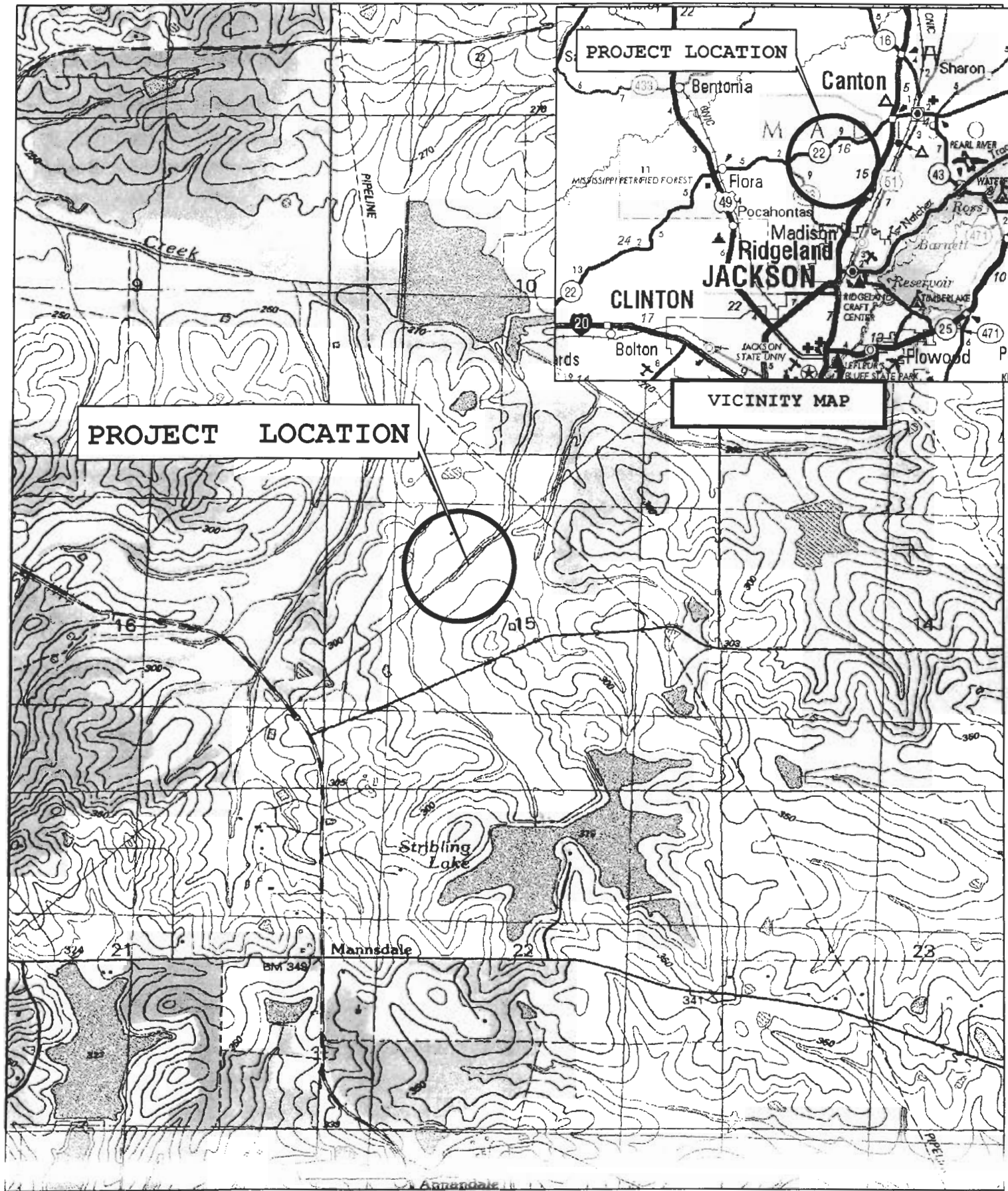
All comments will be considered and used to help determine whether to issue the permit, deny the permit, or issue the permit with conditions, and to help us determine the amount and type of mitigation necessary. This information will be used in our Environmental Assessment or Impact Statement. Comments are also used to determine the need for a public hearing.

Opportunity for a Public Hearing: Any person may make a written request for a public hearing to consider this permit application. This request must be submitted by the public notice expiration date and must clearly state why a hearing is necessary. Failure of any agency or individual to comment on this notice will be interpreted to mean that there is no objection to the proposed work. Please bring this announcement to the attention of anyone you know who might be interested in this matter.

Notification of Final Permit Actions: Each month, the final permit actions from the preceding month are published on the Vicksburg District Regulatory web page. To access this information, you may follow the link from the Regulatory web page, <http://www.mvk.usace.army.mil/offices/od/odf/main.asp>, or go directly to the Final Permit Actions web page at <http://www.mvk.usace.army.mil/offices/od/odf/PubNotice/MonthlyNotice/pnmain.asp>.

W. Harold Lee
Team Leader
Evaluation Section

STRIBLING LAKE, LLC

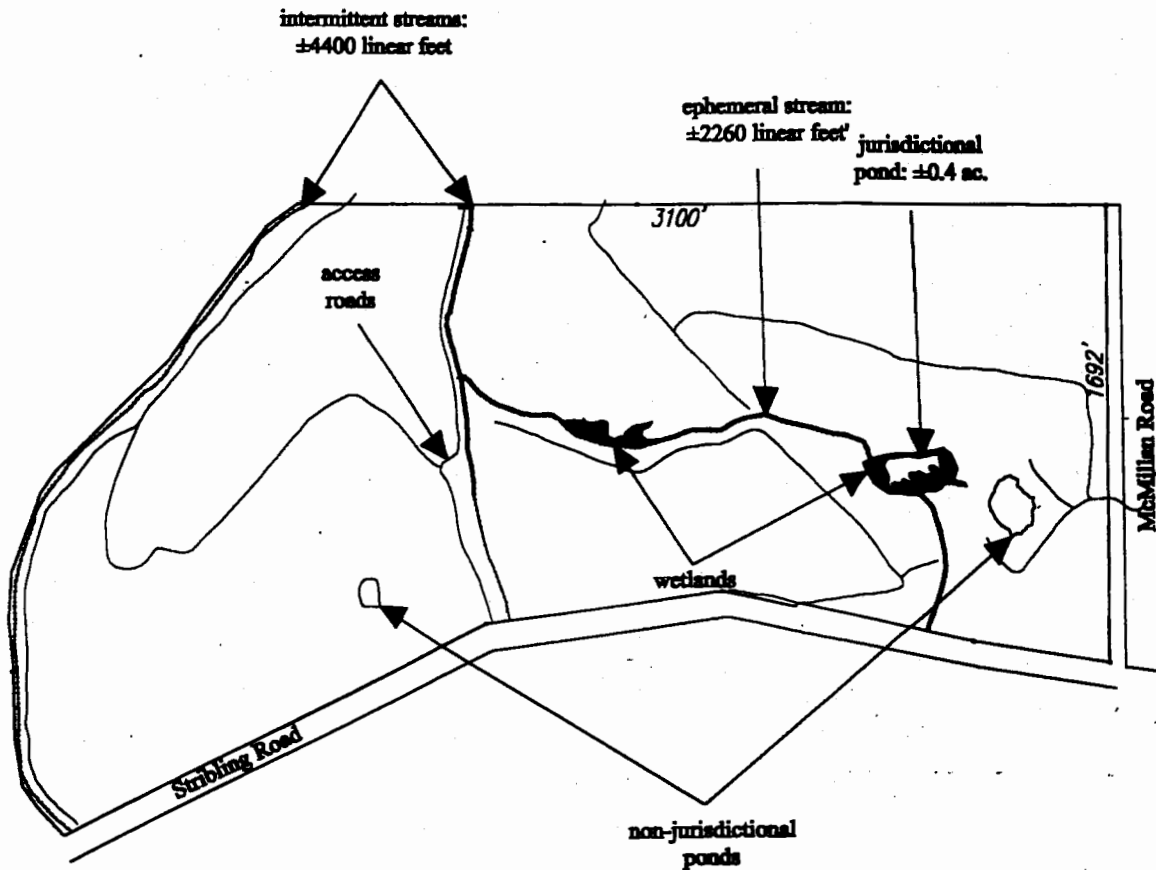


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CEMVK-OD-FE ASJ-MVK-2005-480
MR. GARY B. CRESS

STRIBLING LAKE, LLC



UPLANDS: ±147.7 ACRES



WETLANDS: ±1.0 ACRES



& ✓ OTHER WATERS OF THE U.S.: ±1.3 AC.

SOLUTIONS INC.
ENVIRONMENTAL CONSULTANTS

P.O. BOX 6341
DIAMONDHEAD, MS 39525

EMAIL: eric@solns@aol.com

FAX: (228) 255-1900

VICKSBURG OFFICE: (601) 634-6118

Horace Lester
McMillan Property

Section 15, T-8-N, R-1-E
Madison County, MS

Scale: 1"=700'

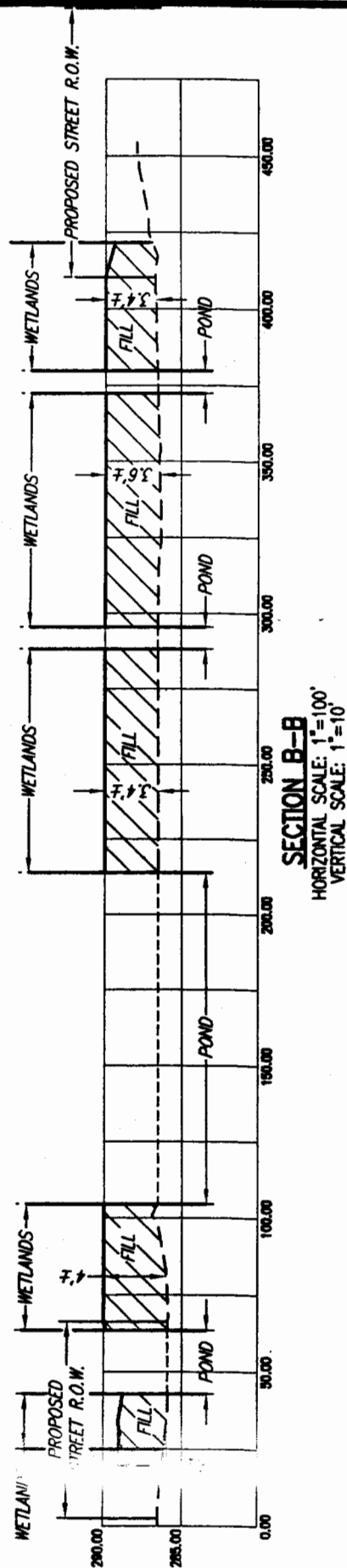
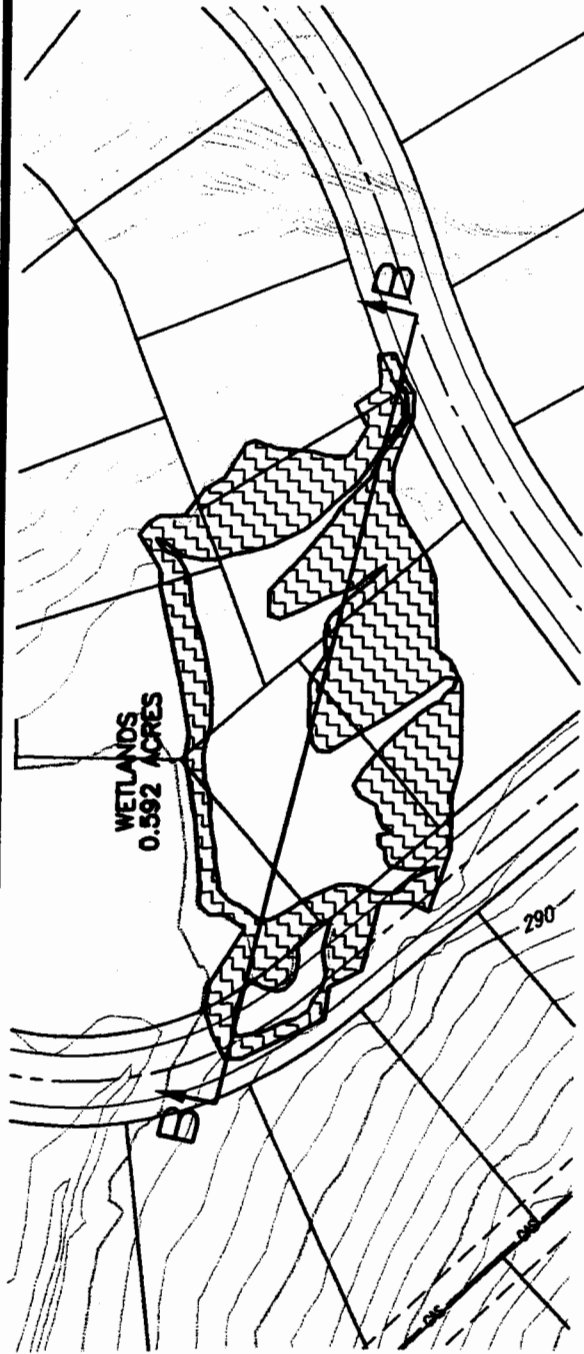
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CEMVK-OD-FE

ASJ-MVK-2005-480

GARY R. CRESS

STRIBLING LAKE, LLC



McMillon Property

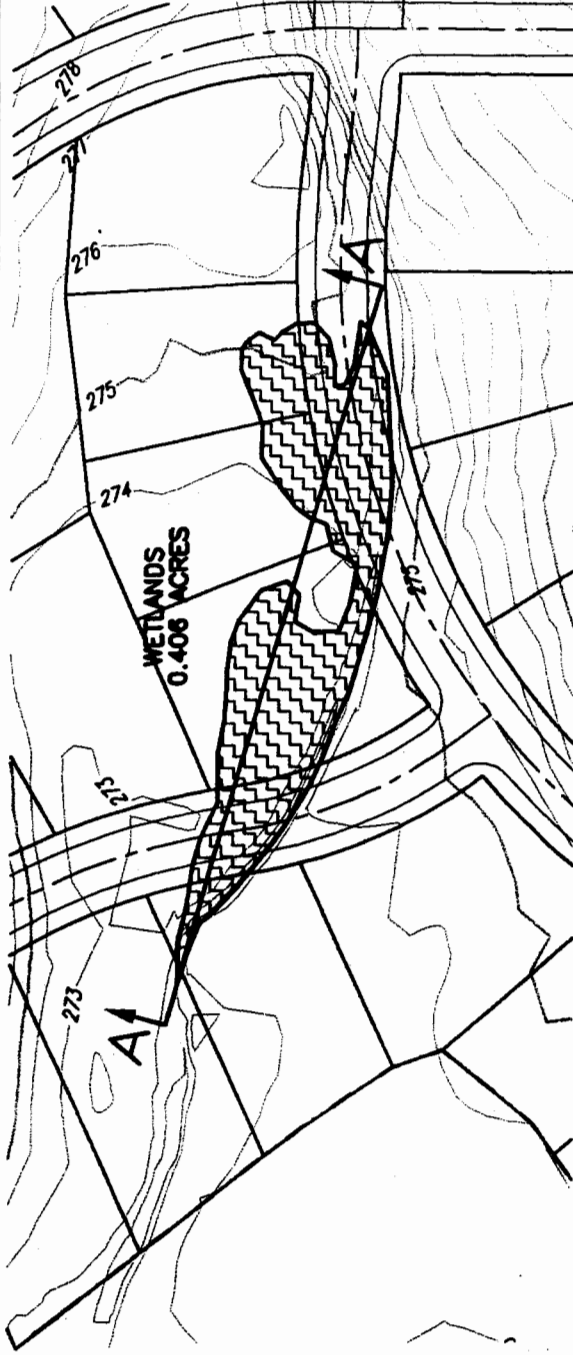
Section 15 T8N R1E

Madison CEMVK-OD-FE

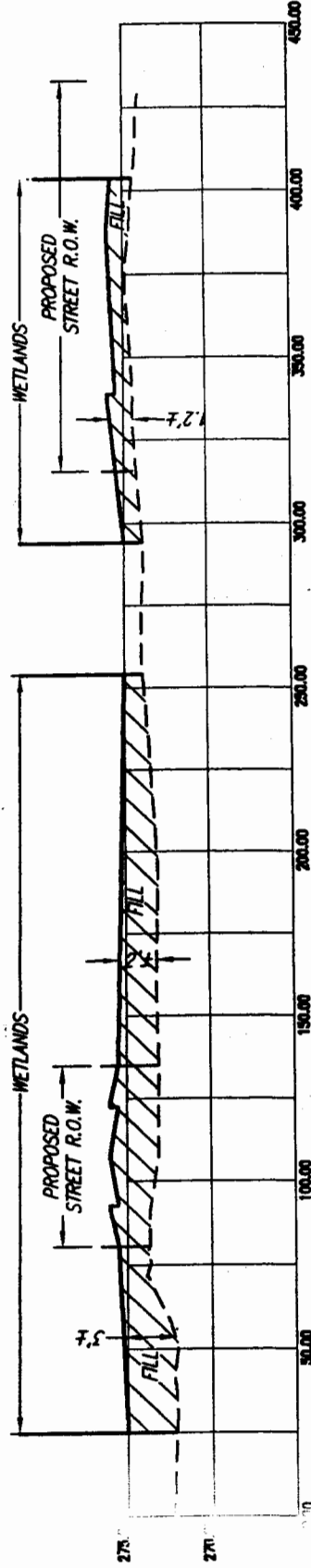
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STRIBLING LAKE, LLC



PLAN VIEW
SCALE: 1"=100'



SECTION A-A
HORIZONTAL SCALE: 1"=100'
VERTICAL SCALE: 1"=10'

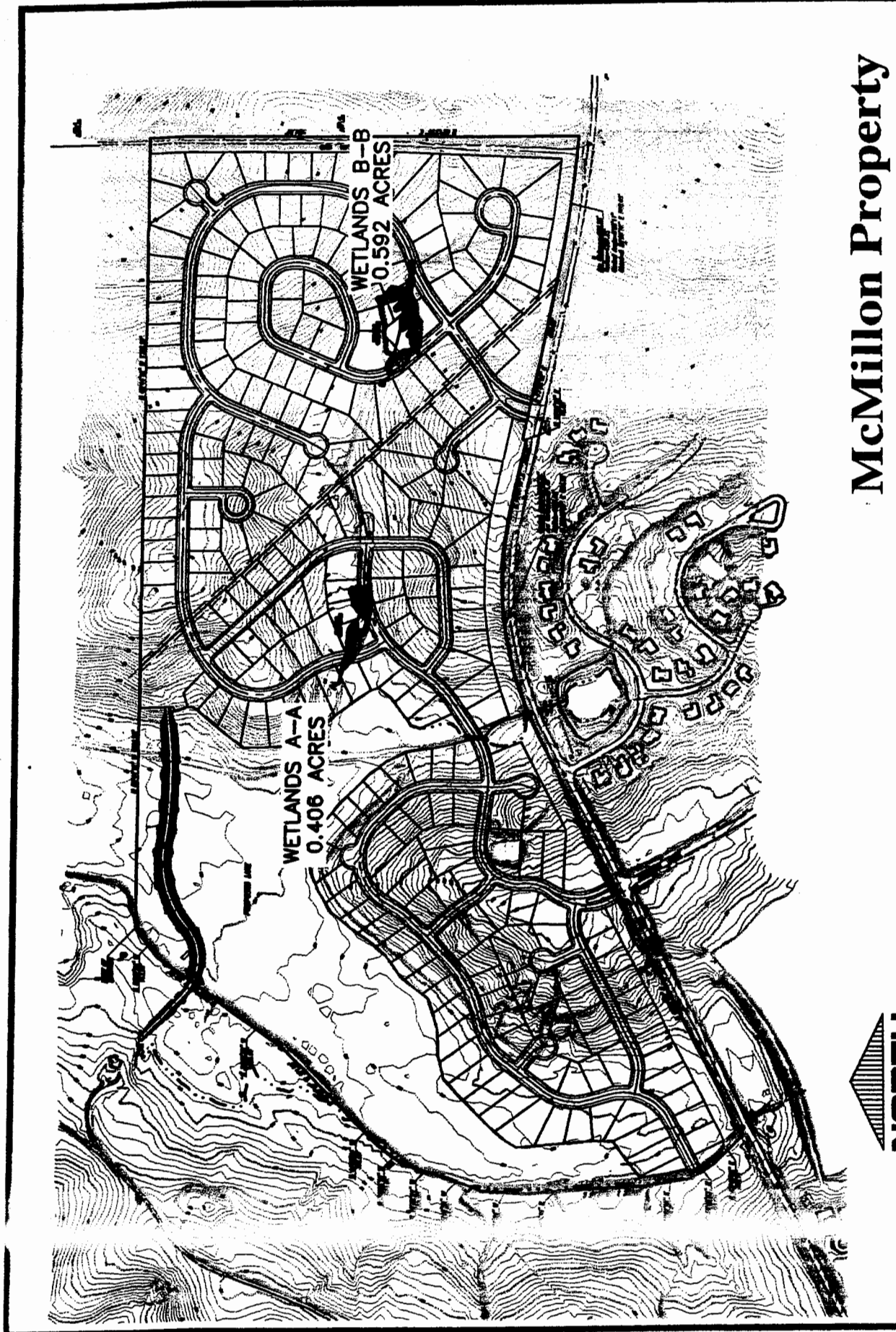


McMillon Property

Section 15 TOWN D1E
Sec CEMVK-OD-FE
Madison
ASJ-MVK-2005-480

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STRIBLING LAKE, LLC



McMillon Property

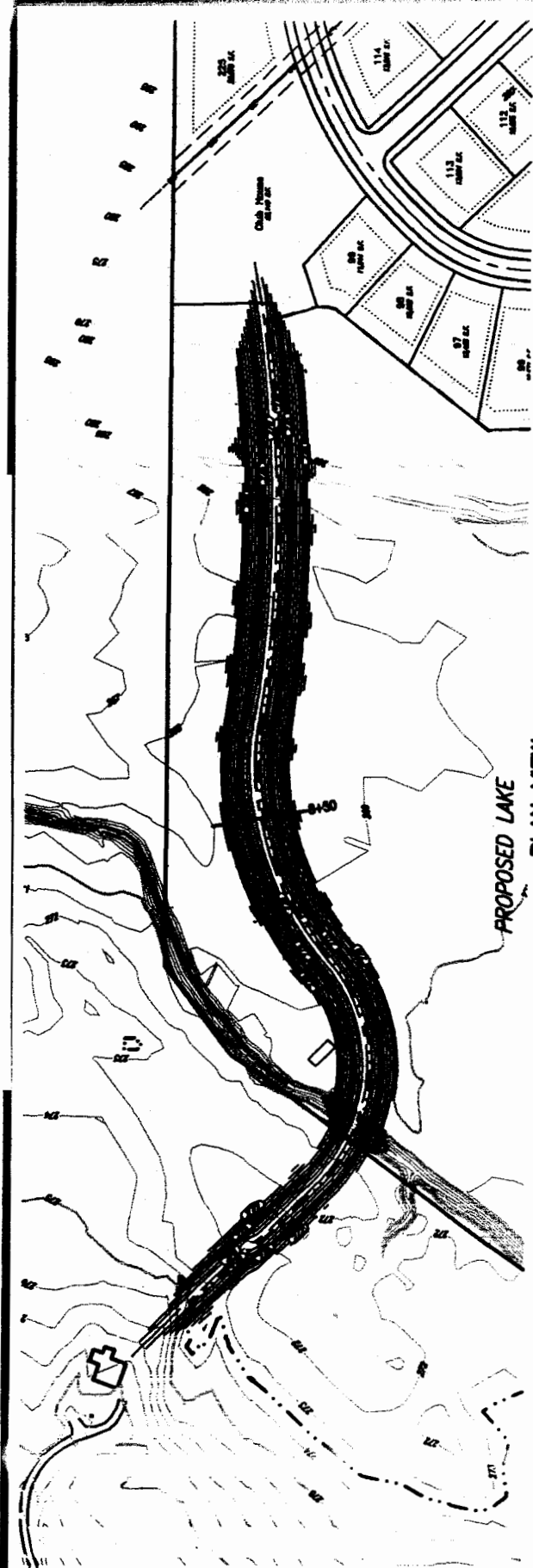
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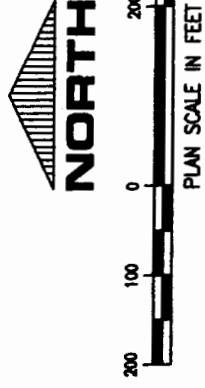
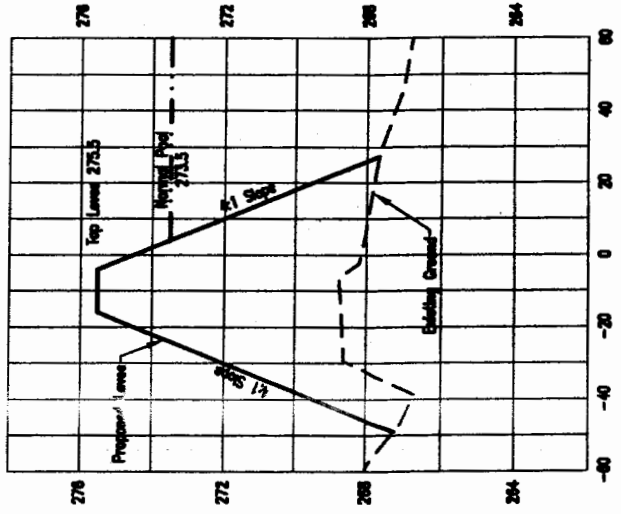
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STRIBLING LAKE, LLC PROPOSED LEVEE



8+50



McMillon Property

Section 15, T8N-R1E

Madison CEMVK-OD-FE

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